

541 HOWE STREET

FOR LEASE | EXCEPTIONAL FULL FLOOR DOWNTOWN OFFICE OPPORTUNITIES

NEW RATE!

MCC
British Columbia Community College
Bayswater

OVER THE EDGE
TOWNLINE TAILORS

1017

corbel
COMMERCIAL REAL ESTATE SERVICES

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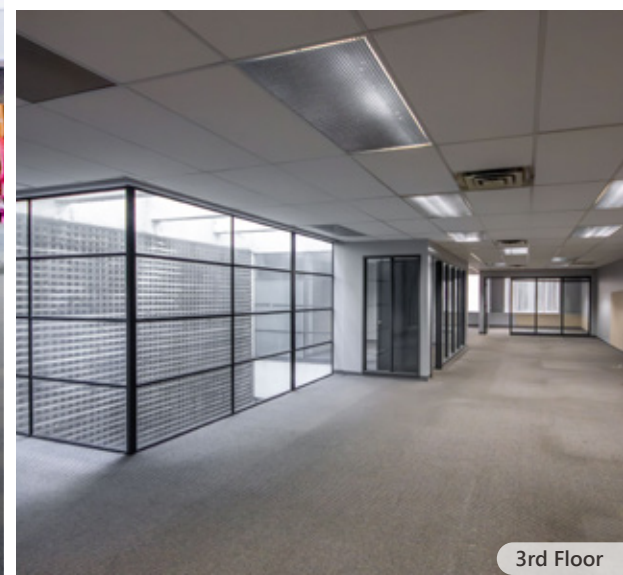
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2nd Floor



2nd Floor



3rd Floor



THE LOCATION

541 Howe Street is located in the heart of the Central Business District of Downtown Vancouver, ideally located on Howe Street between Dunsmuir and W Hastings Streets. The area is known as a major shopping hub, distinct with fashionable boutiques and local designers as well as several businesses and retailers servicing thousands of employees, tourists and shoppers every day. The property is strategically located across from Holt Renfrew attached to Vancouver's preeminent Downtown Shopping Mall, CF Pacific Centre, which is home to the flagship locations of The Hudson's Bay Company, Starbucks Reserve, Apple, H&M, and among many others. The property is also in close proximity to many BC Transit routes, Granville Street Station and within walking distance from many public amenities, shops, hotels, popular eateries and drinking establishments.



THE FEATURES



Rare full floor office opportunities located in the heart of Downtown Vancouver



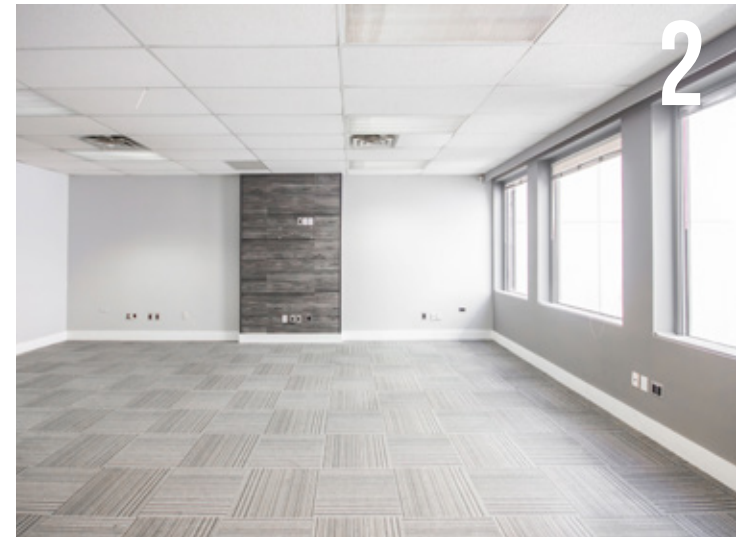
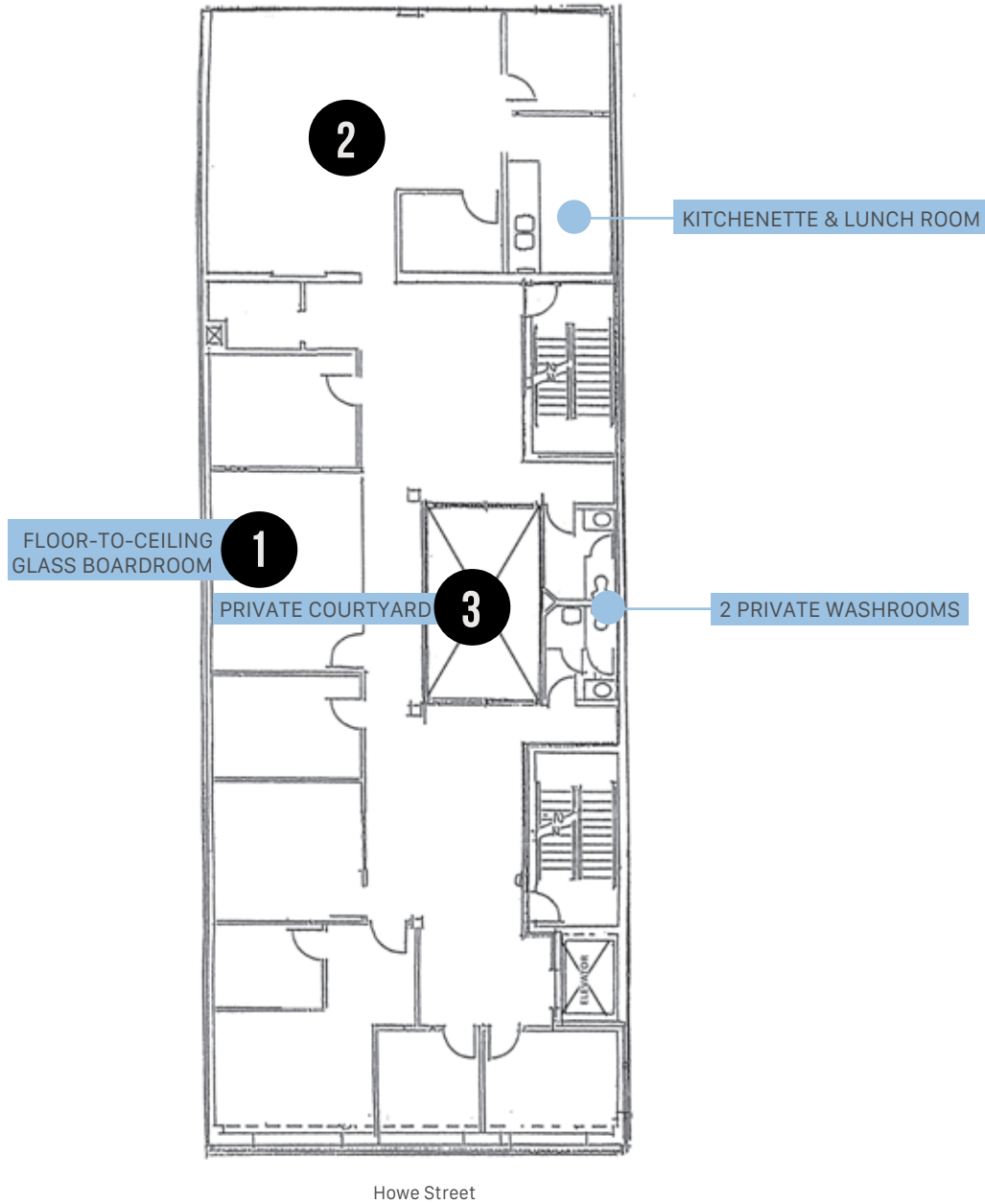
Dedicated reception and direct passenger elevator access



Oversized windows providing abundant natural light

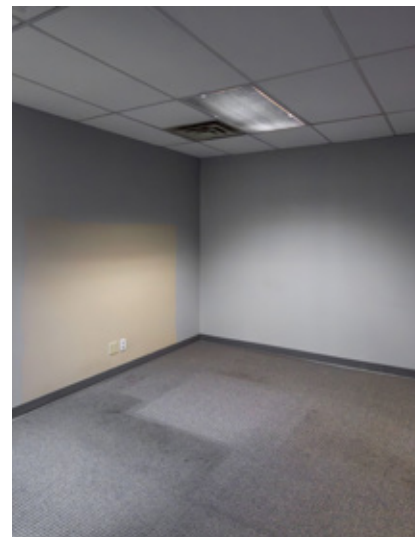
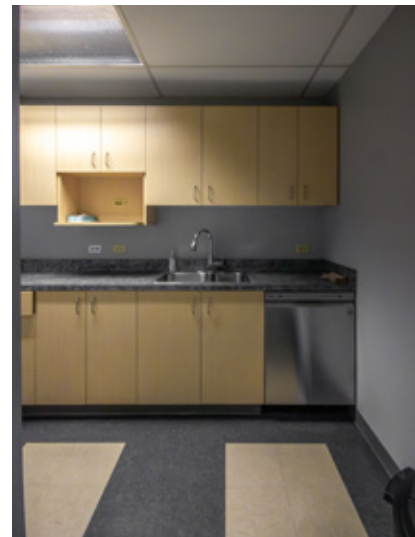
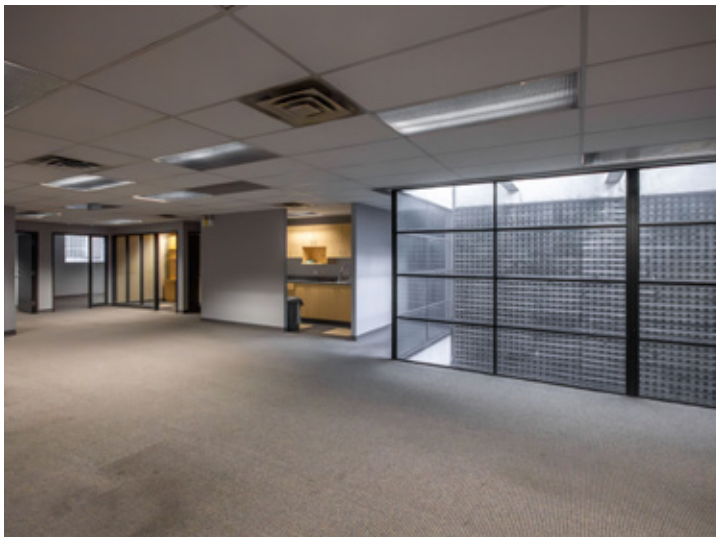
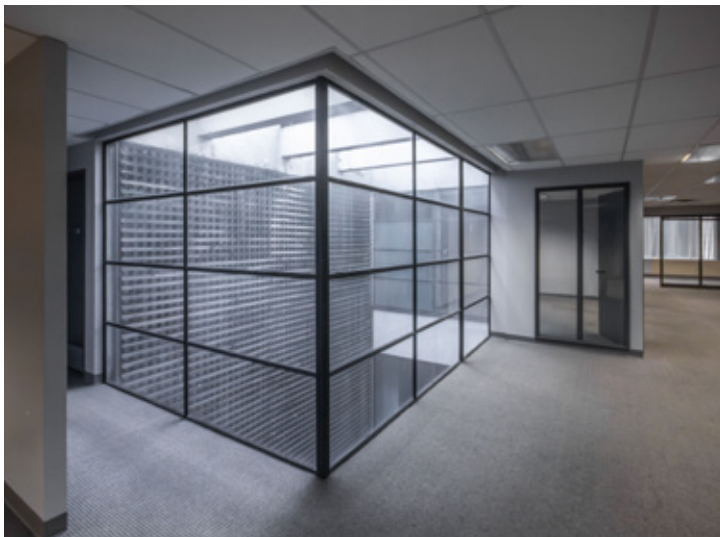


Fully distributed HVAC in place



SIZE: ¹	BASIC RENT:	ADDITIONAL RENT:	AVAILABILITY
3,596 SF (Approx.)	\$14.00 \$14.00 \$7.00 NNN PSFPA	\$21.00 (2025 est.)	Immediately

¹All sizes are approximate and subject to verification.
²Floor plan may not be 100% accurate and is subject to verification.



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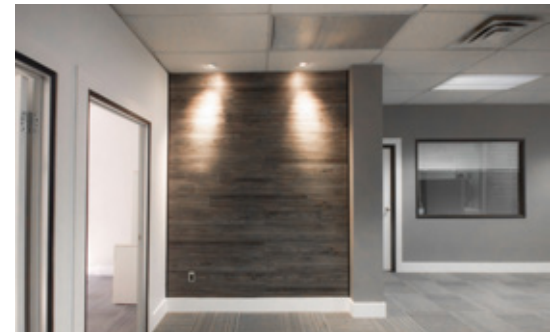
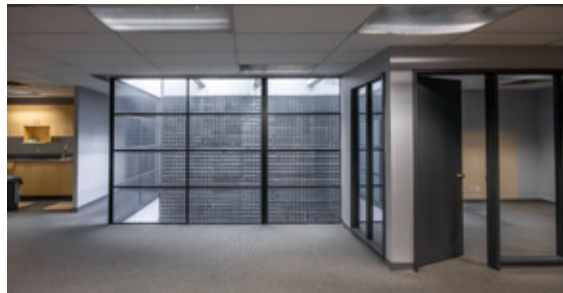


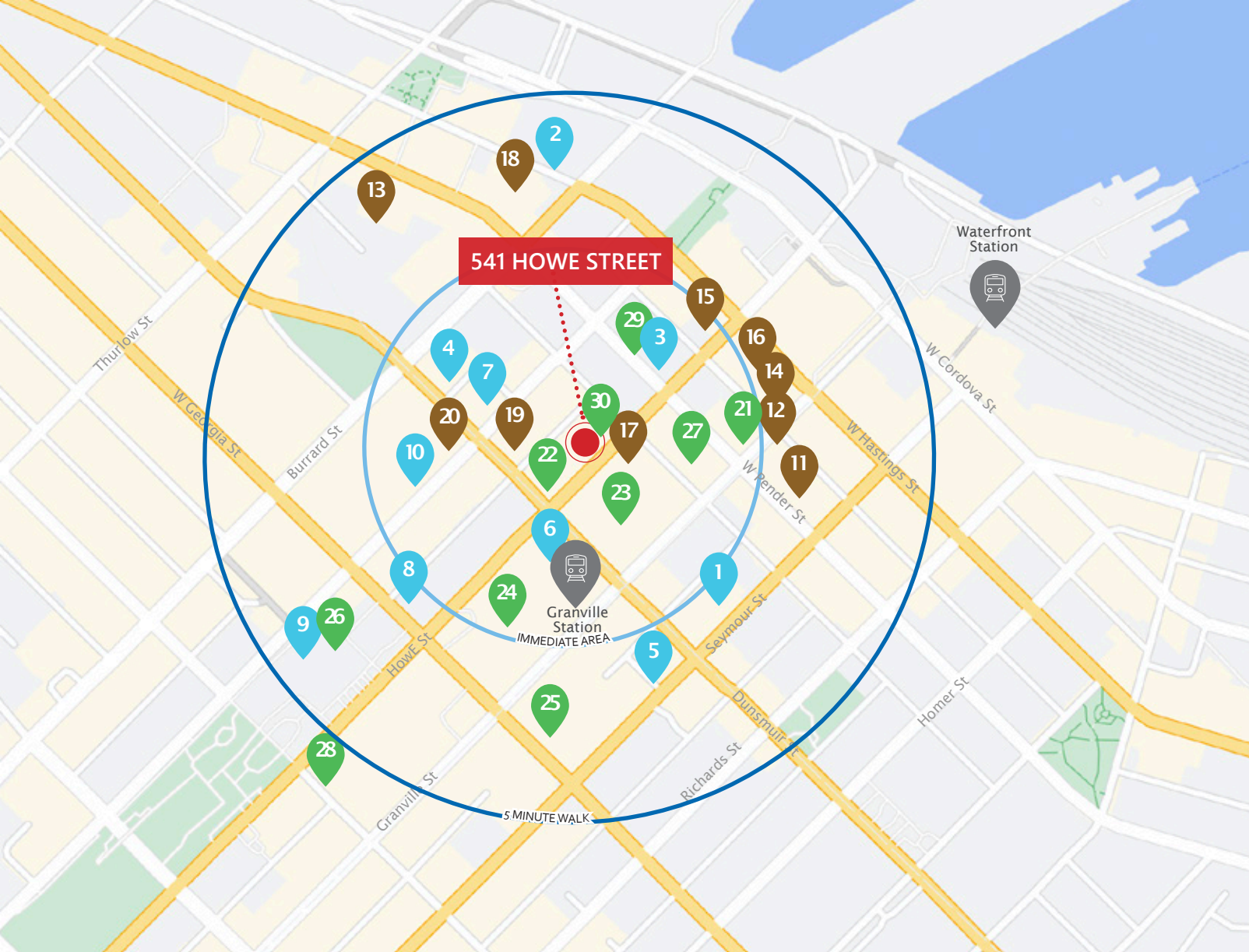
Includes a kitchenette and two private washrooms



Mix of open and enclosed office spaces

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GETTING AROUND

WALKER'S PARADISE



Daily errands do not require a car

RIDER'S PARADISE



World-class public transportation

98



100

RESTAURANTS

1. Kokoro Tokyo Mazesoba
2. Nightingale
3. Hydra Estiatorio
4. Cactus Club
5. Gotham Steakhouse
6. The Keg
7. Alouette Bistro
8. Hawksworth Restaurant
9. 1931 Gallery Bistro
10. Hy's Steakhouse & Cocktail Bar

CAFÉS & CASUAL FARE

11. CoCo Fresh Tea & Juice
12. Trees Organic Coffee
13. Tacofino Oasis
14. Railtown Café
15. Caffè Artigiano
16. Breka Bakery & Café
17. Holts Café Vancouver
18. Bonus Bakery
19. Starbucks
20. Caffè Artigiano

SHOPPING & AMENITIES

21. Rexall
22. Feuille Luxury
23. Holt Renfrew
24. CF Pacific Centre
25. Hudson's Bay
26. Vancouver Art Gallery
27. CF Pacific Centre Offices
28. Nordstrom
29. EXchange Hotel Vancouver
30. 017 Shop

CONTACT US FOR MORE INFORMATION

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Aerial Photography by Onikon | Walkscore Source: www.walkscore.com

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